

See.....

JEFFERSON/RIOPELLE PROPERTY

BROWNFIELD SECTION

STATE OF MICHIGAN



JOHN ENGLER, Governor

DEPARTMENT OF ENVIRONMENTAL QUALITY

HOLLISTER BUILDING, PO BOX 30473, LANSING MI 48909-7973

INTERNET: <http://www.deq.state.mi.us>

RUSSELL J. HARDING, Director

REPLY TO:

ENVIRONMENTAL RESPONSE DIVISION
KNAPPS CENTRE
PO BOX 30426
LANSING MI 48909-7926

April 24, 1997

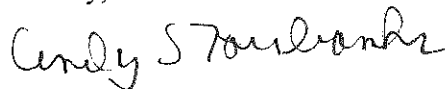
Ms. Jeanne Griffin, HSE-5J
Early Action Project Manager
Emergency Response Section
U.S. Environmental Protection Agency
77 West Jackson Boulevard
Chicago, Illinois 60604

Dear Ms. Griffin:

I have enclosed one copy each of the revised and finalized Health Consultations for the Jefferson Chene and Thornapple Valley/Tillman Parcels Brownfield Redevelopment Assessment investigations. Please place these health consultations in the appropriate appendices for your file copies of these reports.

If you have any questions, please contact me at the number given below.

Sincerely,



Cindy Fairbanks
Brownfield Project Manager
Pre-Remedial Program
Superfund Section
Environmental Response Division
517-335-4111

Enclosures

cc: Mr. Joseph Walczak, MDEQ
Brownfield Project File

RECEIVED

MAY 5 1997

RESPONSE SECTION 3

STATE OF MICHIGAN



JOHN ENGLER, Governor

DEPARTMENT OF ENVIRONMENTAL QUALITY

HOLLISTER BUILDING, PO BOX 30473, LANSING MI 48909-7973

INTERNET: <http://www.deq.state.mi.us>

RUSSELL J. HARDING, Director

REPLY TO:

ENVIRONMENTAL RESPONSE DIVISION
KNAPPS CENTRE
PO BOX 30426
LANSING MI 48909-7926

March 31, 1997

Ms. Jeanne Griffin, HSE-5J
Early Action Project Manager
Emergency Response Section
U.S. Environmental Protection Agency
77 West Jackson Boulevard
Chicago, Illinois 60604

Dear Ms. Griffin:

I have enclosed one copy each of the revised Brownfield Redevelopment Assessment Reports for the Jefferson Chene and Jefferson Riopelle properties located in Detroit, Michigan. Please replace the copies of these reports you received in September 1996 with these reports in your files.

If you have any questions, please contact me at the number given below.

Sincerely,

A handwritten signature in black ink that reads "Cindy S Fairbanks".

Cindy Fairbanks
Brownfield Project Manager
Pre-Remedial Program
Superfund Section
Environmental Response Division
517-335-4111

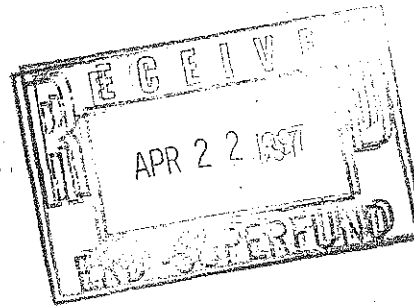
Enclosures

cc: Mr. Joseph Walczak, MDEQ
Brownfield Project File

RECEIVED

APR 3 1997

RESPONSE SECTION 3



HEALTH CONSULTATION

JEFFERSON-CHENE PROPERTY

DETROIT, WAYNE COUNTY, MICHIGAN

prepared by

Michigan Department of Community Health (MDCH)
Under a Cooperative Agreement with
Agency for Toxic Substances and Disease Registry (ATSDR)

FOREWORD

The federal Agency for Toxic Substances and Disease Registry (ATSDR) and the Michigan Department of Community Health (MDCH) have a cooperative agreement for the assessment of and consultations regarding sites and incidents of contamination with toxic chemicals within the State of Michigan. The Michigan Department of Environmental Quality (MDEQ), Environmental Response Division, Superfund Section, as part of the Brownfield Redevelopment Assessment program, has asked the MDCH to evaluate the health risks associated with several properties included in the Brownfields Pilot Projects in Detroit and other cities in Michigan.

A Brownfields parcel is a property that formerly was used for industrial or commercial purposes, that is currently abandoned and that some industrial or commercial entity has expressed an interest in acquiring for future use. The local governmental entities have asked the MDEQ to conduct environmental assessments of the Brownfields properties in their jurisdiction. The MDEQ has consulted with the MDCH concerning public health aspects of these assessments.

The MDCH health consultation for a Brownfields property includes consideration of the following fundamental questions:

- Are there any imminent or urgent threats to public health associated with the property?
- Does the proposed future use of the property pose any long-term public health hazard?
- What specific actions, if any, are necessary to make the property safe for future use?
- Is there enough information available to answer these questions, and if not, what additional information is needed?

SUMMARY

The Jefferson-Chene property is a public parking lot in Detroit, Michigan. In the past, residences, a coal-gas plant, a metal-working factory, a maintenance building and a garage had occupied the property. It has been proposed to construct a small shopping mall on the property.

BACKGROUND AND STATEMENT OF ISSUES

The Michigan Department of Environmental Quality (MDEQ) has asked the Michigan Department of Community Health (MDCH) to evaluate any health risks associated with the Jefferson-Chene property as part of the Detroit Brownfields Pilot Project.

The Jefferson-Chene property is located between East Jefferson Avenue and East Franklin Street east of Chene Street in Detroit, Michigan (see Figure 1).

In 1897, the north part of the property was used for residential housing, and the southwest section housed a coal-gas plant. In about 1916, the gas plant was replaced by a metal-working factory. By 1969, this had been taken over by the City of Detroit Department of Public Works (DPW) for a maintenance building, and the DPW had constructed a garage on the rest of the property. The DPW used the facility until the late 1970s, and they demolished it in the mid-1980s (1). The property is currently used as a parking lot, and it has been proposed to construct a small shopping mall on the property (2). There is a gasoline station in the southeast corner of the intersection of Jefferson Avenue and Chene Street, and the property is adjacent to the station property on both the south and east sides.

On November 28, 1995, the MDEQ collected 14 soil samples (3 surface¹ [0-1, 0-2, and 0-3 inches deep], 6 shallow subsurface [from 8-12 to 10-30 and 14-22 inches deep] and 7 deep [from 2 to 8 feet deep]) from the property (3).

DISCUSSION

The property is a parking lot in a commercial area. The concentrations of chemicals in the soil on the parcel (Table 1) do not pose any imminent or long-term health hazard. No adult is likely to incidentally ingest an amount of the contaminants of concern from the soil in the parcel that would pose any health concern. None of the concentrations of contaminants of concern in soil samples from the property exceed the MDEQ's clean-up levels for commercial or industrial areas (4).

¹ For the proper evaluation of health hazards from direct contact with surface soils, ATSDR accepts samples up to 6 inches deep (0-6 inches) as surface samples.

The concentrations of polycyclic aromatic hydrocarbons (PAHs)² and lead found in the soil samples from the property are within the range of concentrations found in background urban soils (Reference 5, Table 5-3; Reference 6).

Excavation for foundations or basements of the shopping mall proposed for the property would expose workers and might expose passers-by and area residents to subsurface soil from the parcel. The concentrations of chemicals in the subsurface soil collected from the property do not exceed the MDEQ Industrial/Commercial Clean-up Criteria (4).

CONCLUSIONS

The Jefferson-Chene property does not pose any health hazard, either imminent or long-term, under its current use as a parking lot. The surface soil on the property would not pose any health hazard in the proposed use as a shopping mall.

RECOMMENDATIONS

The MDCH makes no recommendations at this time.

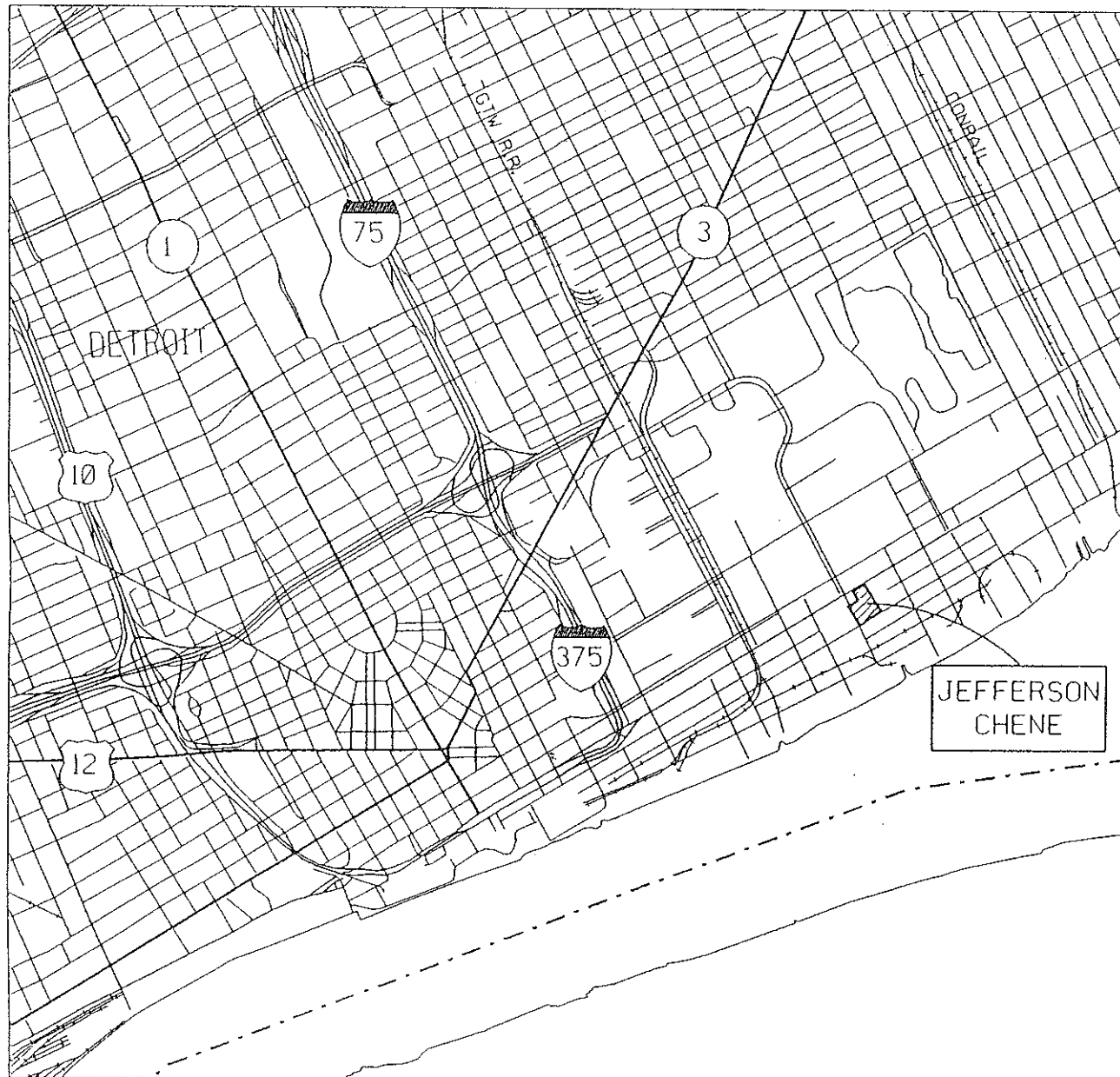
New environmental data or information concerning the future use of this property may require future health consultations.

² Polycyclic aromatic hydrocarbons (PAHs) found at this property include: benzo(a)anthracene, benzo(a)pyrene, benzo(b)fluoranthene, benzo(g,h,i)perylene, benzo(k)fluoranthene, chrysene, dibenzo(a,h)anthracene, fluoranthene, fluorene, indeno(1,2,3-c,d)pyrene, naphthalene, phenanthrene, pyrene

REFERENCES

1. Michigan Department of Natural Resources. Jefferson-Riopelle/Jefferson-Chene Project Area. undated, (1990s).
2. Fairbanks, C., MDEQ. Personal communication. May 13, 1996.
3. Michigan Department of Environmental Quality. Unpublished laboratory results. December 1995.
4. Howard, A.J., MDNR ERD. Memorandum to ERD staff, subject: Environmental Response Division Operational Memorandum #14 Revision 2: Remedial Action Plans Using Generic Industrial or Generic Commercial Cleanup Criteria or Other Requirements. June 6, 1995.
5. Agency for Toxic Substances and Disease Registry. Toxicological Profile for Polycyclic Aromatic Hydrocarbons, Update. August 1995.
6. Agency for Toxic Substances and Disease Registry. Toxicological Profile for Lead, Update. ATSDR/TP-92/12. April 1993.

Figure 1.



JEFFERSON CHENE PROPERTY



SITE LOCATION

- INTERSTATE HIGHWAYS
- U.S. HIGHWAYS
- STATE HIGHWAYS
- OTHER MAJOR ROADS
- MINOR ROADS
- TWO-TRACK ROADS
- AIRPORTS
- GRASS AIRSTRIPS
- RAILROADS
- ABANDONED RAILROADS
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- POLITICAL BOUNDARIES
- PROPERTY

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MILES

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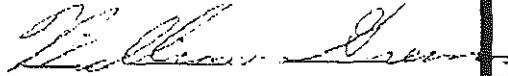
Michigan Department of Community Health

Base map information provided by Michigan Department of Natural Resources, MIRIS Program

4/17/96

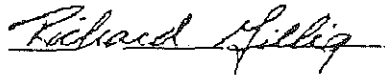
CERTIFICATION

The Jefferson-Cheney Property Health Consultation was prepared by the Michigan Department of Community Health under a cooperative agreement with the Agency for Toxic Substance and Disease Registry (ATSDR). It is in accordance with approved methodology and procedures existing at the time the health consultation was initiated.



Technical Project Officer, SPS, SSAB, DHAC

The Division of Health Assessment and Consultation, ATSDR, has reviewed this health consultation and concurs with its findings.



Chief, SPS, SSAB, DHAC, ATSDR

Health Consultation

BROWNFIELDS PILOT PROJECT

STATE OF MICHIGAN - NON-SPECIFIC

JEFFERSON - CHENE PROPERTY

DETROIT, WAYNE COUNTY, MICHIGAN

APRIL 22, 1997

U.S. DEPARTMENT OF HEALTH AND HUMAN SERVICES

Public Health Service

Agency for Toxic Substances and Disease Registry

Division of Health Assessment and Consultation

Atlanta, Georgia

Health Consultation: A Note of Explanation

An ATSDR health consultation is a verbal or written response from ATSDR to a specific request for information about health risks related to a specific site, a chemical release, or the presence of hazardous material. In order to prevent or mitigate exposures, a consultation may lead to specific actions, such as restricting use of or replacing water supplies; intensifying environmental sampling; restricting site access; or removing the contaminated material.

In addition, consultations may recommend additional public health actions, such as conducting health surveillance activities to evaluate exposure or trends in adverse health outcomes; conducting biological indicators of exposure studies to assess exposure; and providing health education for health care providers and community members. This concludes the health consultation process for this site, unless additional information is obtained by ATSDR which, in the Agency's opinion, indicates a need to revise or append the conclusions previously issued.

HEALTH CONSULTATION

JEFFERSON-CHENE PROPERTY

DETROIT, WAYNE COUNTY, MICHIGAN

April 22, 1997

prepared by

Michigan Department of Community Health (MDCH)
Under a Cooperative Agreement with
Agency for Toxic Substances and Disease Registry (ATSDR)

FOREWORD

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CONCLUSIONS

The Jefferson-Chene property does not pose any health hazard, either imminent or long-term, under its current use as a parking lot. The surface soil on the property would not pose any health hazard in the proposed use as a shopping mall.

RECOMMENDATIONS

The MDCH makes no recommendations at this time.

New environmental data or information concerning the future use of this property may require future health consultations.

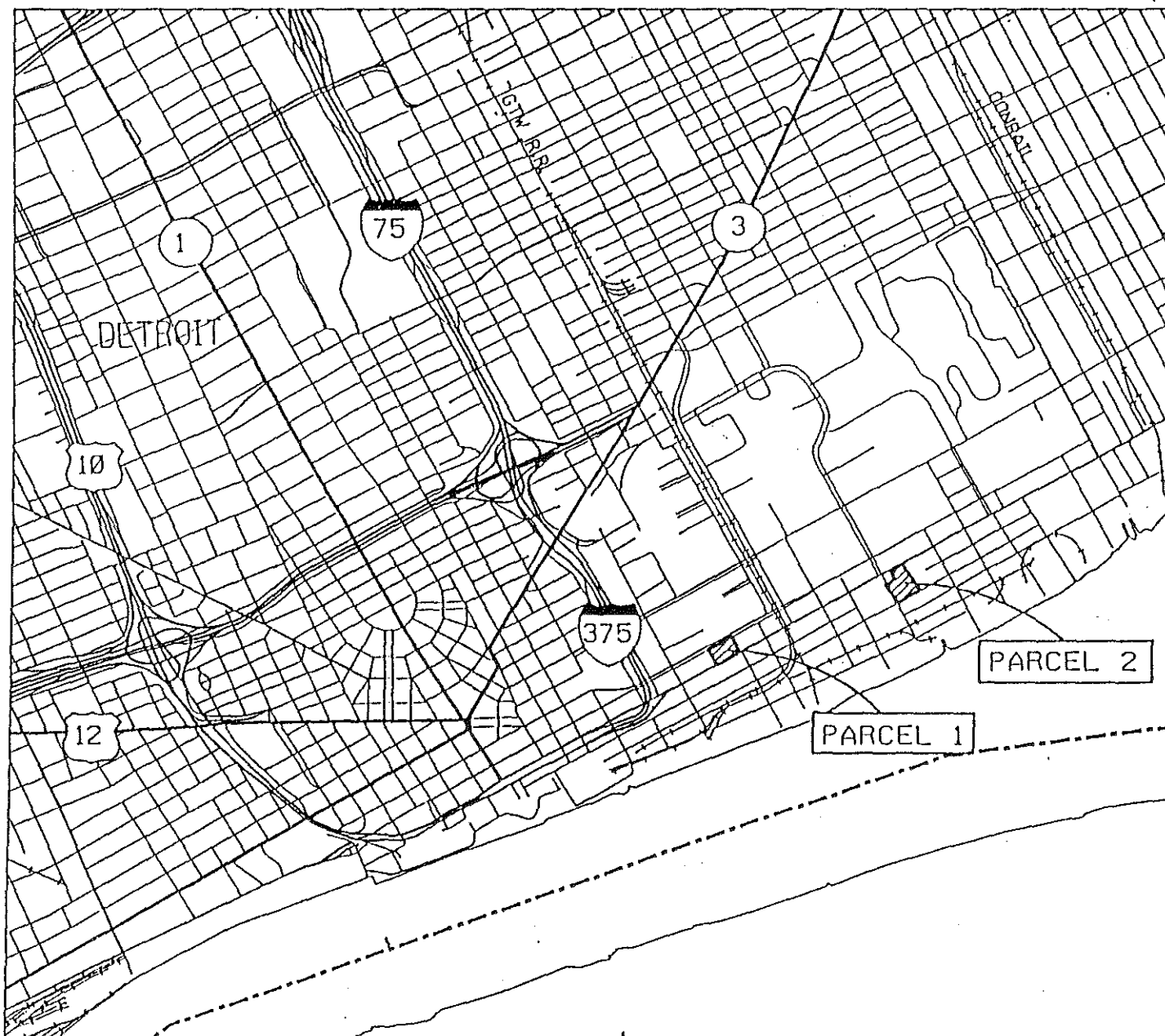
² Polycyclic aromatic hydrocarbons (PAHs) found at this property include: benzo(a)anthracene, benzo(a)pyrene, benzo(b)fluoranthene, benzo(g,h,i)perylene, benzo(k)fluoranthene, chrysene, dibenzo(a,h)anthracene, fluoranthene, fluorene, indeno(1,2,3-c,d)pyrene, naphthalene, phenanthrene, pyrene

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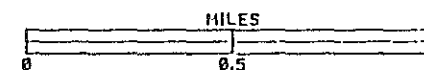
Figure 1.

JEFFERSON/CHENE/RIOPELLE
PROPERTIES



SITE LOCATION

- INTERSTATE HIGHWAYS
- U.S. HIGHWAYS
- STATE HIGHWAYS
- OTHER MAJOR ROADS
- MINOR ROADS
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- AIRPORTS
- GRASS AIRSTRIPS
- RAILROADS
- ABANDONED RAILROADS
- RIVERS AND STREAMS
- INTERMITTENT STREAMS
- POLITICAL BOUNDARIES
- PROPERTIES



Michigan Department of Public Health

Base map information provided by Michigan Department of Natural Resources, MIRIS Program

4/17/06

PREPARERS OF REPORT

Michigan Department of Community Health

John Filpus, Environmental Engineer

Brendan Boyle, Program Manager

Robin Freer, Resource Specialist

James Bedford, Environmental Toxicologist

John Hesse, Principal Investigator

ATSDR Regional Representative

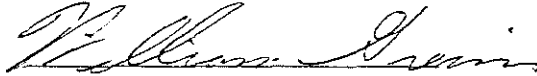
Louise Fabinski
Regional Services, Region V
Office of the Assistant Administrator

ATSDR Technical Project Officer

William Greim
Division of Health Assessment and Consultation
Superfund Site Assessment Branch

CERTIFICATION

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Technical Project Officer, SPS, SSAB, DHAC

The Division of Health Assessment and Consultation, ATSDR, has reviewed this health consultation and concurs with its findings.



Chief, SPS, SSAB, DHAC, ATSDR

Table 1. Concentrations of contaminants of concern found in soil samples collected from the Jefferson-Chene property, November 1995.

Chemical	Maximum Concentration (ppm)		
	surface	shallow subsurface	deep
antimony	27.5	8.0J	7.2J
arsenic	1.4J	7.4	6.5
barium	193	247	123
benzo(a)anthracene	4.7	1.6	1.9
benzo(a)pyrene	3.8	1.5	1.5
benzo(b)fluoranthene	4.8	1.6	1.6
benzo(g,h,i)perylene	1.9	0.9	0.82
benzo(k)fluoranthene	1.7	0.98	0.96
beryllium	0.63J	1.1J	0.98J
cadmium	ND (0.62)	0.64J	0.64J
carbazole	1.4	0.27J	0.61
chromium	1,050	245	32.1
chrysene	4.9	1.8	2.0
cobalt	1.8J	5.7J	12
copper	40.7	163	34.5
dibenzo(a,h)anthracene	1.1	0.35J	0.23J
dibenzofuran	0.36J	ND (0.43)	0.39J
indeno(1,2,3-c,d)pyrene	2.7	1.1	1.1
lead	40.4	138	68.9
manganese	17,500	3,990	561
mercury	ND (0.04)	0.14	0.1
phenanthrene	7.5	2.4	4.5
thallium	1.2J	1.5J	0.91J
toluene	ND (0.011)	ND (0.011)	41
vanadium	561	97.9	45.5
xylenes (total)	ND (0.011)	ND (0.011)	600
zinc	350	152	86.2

Reference: 3

ND —Not Detected
J —Estimated Value